

"Community Housing 101: Tales from Breckenridge, CO"

PowerPoint Presentation

Laurie Best - Housing Planner with Town of Breckenridge

Friday November 2, 2018 - 6:00 PM



HOUSING IS THE MOST CRITICAL AND MOST PRESSING ISSUE RIGHT NOW IN MAMMOTH LAKES. WITHOUT HOUSING FOR ALL OF OUR VALUABLE COMMUNITY MEMBERS. OUR TOWN CAN'T THRIVE. IT'S TIME TO BEGIN MAKING IMPORTANT DECISIONS ABOUT OUR FUTURE AS A TOWN ...

Mammoth Lakes

MMUNITY HOUSING

FRIDAY

- 5 PM 9 PM:
- · Opening reception: Exhibit hall, free appetizers, cash bar, housing literacy information handouts
- · Presentation (6pm): Community Housing 101-Tales From Breckenridge, Colorado, with speaker Laurie Best
- · Special screening (7pm): Award winning film: Designing A Great Neighborhood, from Boulder, Colorado

SATURDAY

- 9 AM 9 PM:
- · On-site tours of The Parcel (9am & 1pm)
- · Session 1 (9:30am): Employer Housing Solutions -This Winter!
- Session 2 (2:00pm): Finding 5 Immediate
 Solutions from the Community Housing Action Plan!
- Reception, Presentations & Keynote (6pm): Cindy Brown from Boulder, CO's Housing Project on -The Parcel - Aiming High (free apps, \$ bar)

SUNDAY

10 AM - 1 PM:

· The Money Brunch: Talking nuts and bolts about financing options for The Parcel and other housing projects

* FREE *

SIGN UP OR VIEW FULL SCHEDULE ON EVENTBRITE:





PLEASE SIGN UP ON **EVENTBRITE...**

...OR STOP BY WHEN YOU CAN! **EVERYONE IS ENCOURAGED TO ATTEND!**

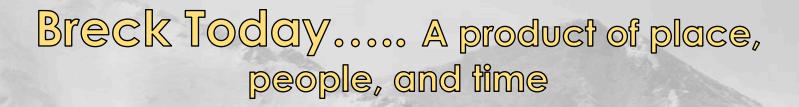


NOVEMBER 2, 3 & 4

@ EAGLE LODGE

"A community that supports housing and is informed of its benefits will help stabilize commitments to housing when political winds shift or economic challenges cast doubt." Mammoth Lakes Community Housing Action Plan - 2017





- Established 1859
- Year-round population-5,000
- Peak population-40,000
- Occupied Homes-1,500
- Vacation, seasonal homes-5,500
- 9,600' elevation
- 250" snow
- 6 square miles surrounded by public lands w/ peaks to 14,000'
- Community College
- Hospital-15 miles



- Annual visitors-4m+
 (includes 2m skier visits)
- Ski area opened-1961
- 5 major ski areas w/in 30 minutes
- Proximity to Denver metro-60 mi
- 15 miles off major Interstate Hwy
- Lots of work-9,000 +/- jobs
- In-commuters/multiple jobs
- Majority-low wage jobs
- Accommodations, Recreation, Tourism
- Unemployment-2%



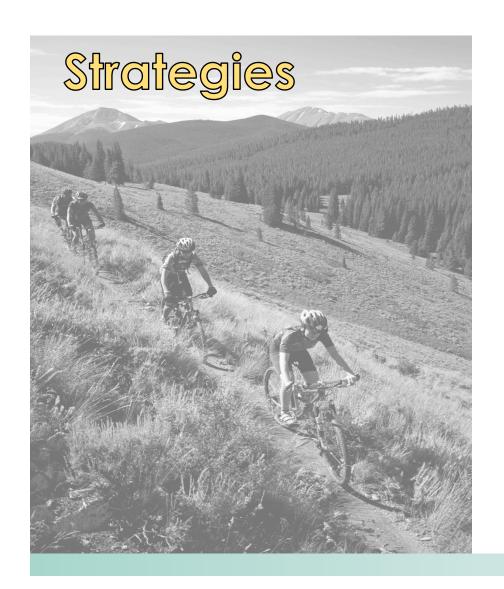
- Authentic small town, powder days, bike rides, neighbors
- Heritage-Historic Main Street and mining heritage –thru 1942
- Recreation and Open Space
- Appreciation of the <u>special</u> place
- Accept trade offs





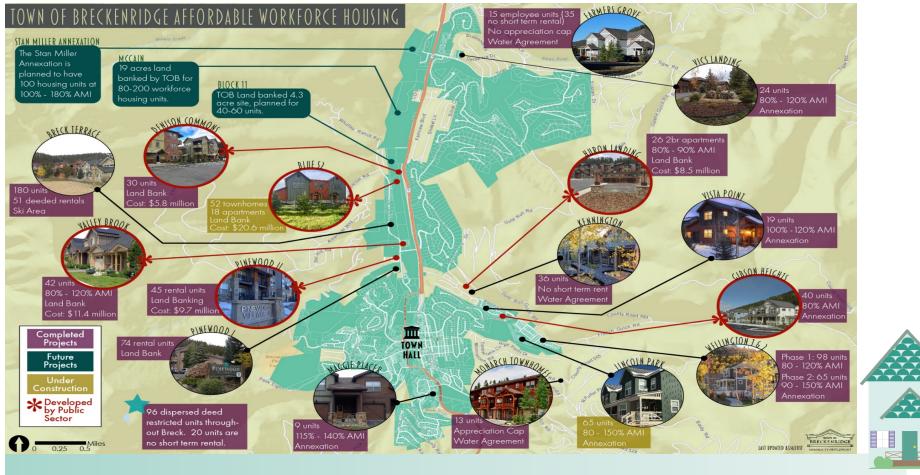
- \$23m annual budget plus dedicated funds for parking, transit, housing, water, open space and trails, golf, capital
- Total average annual spend-\$50m plus capital projects
- Tax rate-8.75% includes .725%
 Housing tax (\$3m/year)
- Dedicated Housing Staff
- Dedicated Sustainability Staff
- Dedicated Open Space Staff
- Public support of art and heritage
- Free Transit





- Sticks and Carrots
- Policies (annexation, etc.)
- More Proactive Approach
- Town as Developer
- Opportunistic
- Housing is Infrastructure
- Master Planning
- Partnerships......
- Variety of Funding
- Diversity of Product Type and Price Point

Outcomes-Measures of Success







- Need Vision-what do you want your community to look like at the end of the day?
- Need Data
- Appreciation Formula (Capital Improvements and Price Creep)
- Quality Design-Liveability/Storage
- Monitoring and Enforcement Policies
- Retirement Policies
- Aging Inventory
- Foreclosure Protection
- Mixed Income
- Local Architect/Sub



Questions/Discussion





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Mammoth Lakes

SUMMUNITY HOUSING

SATURDAY SCHEDULE:

- 9 a.m.: On-site tour of The Parcel
- 9:30 a.m.-1 p.m.: Employer Housing Solutions This Winter!
- 1 p.m.: On-site tour of The Parcel
- 2-5:30 p.m.: Finding 5 Immediate Solutions from the CommunityHousing Action Plan!
- 6-10 p.m.: Evening reception & exhibit hall (appetizers and cash bar).
 Introductions from Patricia Robertson Mammoth Lakes Housing and others. Keynote speaker Cindy Brown of the Holiday Neighborhood Project in Boulder, Colorado on The Parcel: Aiming High Followed by Q & A!



SUNDAY SCHEDULE:

• 10 a.m.- 1 p.m.: The Money Brunch Financing options for The Parcel and other housing projects.



Thank You!

